



WESTBOUND REAL ESTATE, LLC

21 N. Stringtown Rd, Foristell, MO 63348



LAKESIDE RETREAT ON 18.44 ACRES



Picturesque country setting with home and private lake, located just outside of Warrenton City limits! Enjoy the tranquility of fresh air, waterfront views, gently rolling land to roam with plenty of space for animals or recreation. Features include a covered front porch, a spacious deck & covered side patio, level yard, stocked lake & pond. The home boasts brand-new stainless-steel kitchen appliances, brand new washer & dryer & newer water softener. The primary suite is full of natural light w/a walkout to the deck overlooking the lake & a soaking tub in the primary bathroom. A large 50x50 four stall horse barn w/its own fenced in area is ideal for horses. Property is crossed fenced and is ideal for the hobby farmer. Could also be easily divided with public water available!

*Property information deemed reliable but not guaranteed. Square footage, acreage, and property condition should be independently verified by the buyer. Price and availability are subject to change.

Price \$549,900

 **1,876 sq ft**

 **4 bedrooms**

 **3 bathrooms**

**29086 State Highway AA
Wright City, MO 63390**

PHIL REID
Owner/Broker
314-486-8642



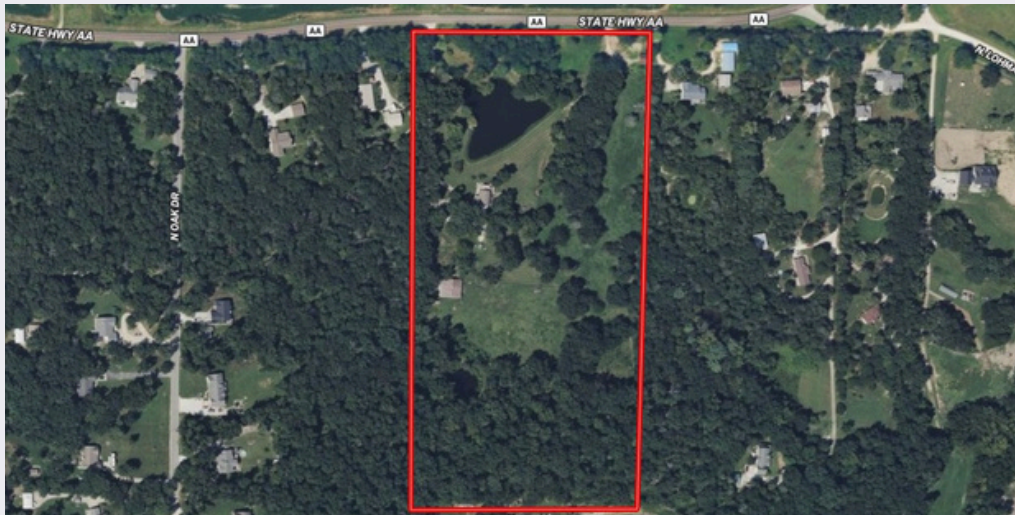
www.WestboundRealEstate.com

 Office: 636-456-5922
 phil@landtoday.com



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Google Coordinates 38.82827, -91.10691

PROPERTY FEATURES

- ✓ 50x50 Horse Barn
- ✓ Waterfront Views
- ✓ New Flooring
- ✓ Walkout Basement
- ✓ Just Outside of City Limits
- ✓ Few Restrictions Apply
- ✓ Warren County R-III Schools

DIRECTIONS

I-70 West to exit 199 for State Hwy H/Wright City. Right onto Wildcat Dr. Left onto N. Service Road for 4.3 miles to a right on N. Spode Ln., follow for 0.8 miles and make a right onto State Rte AA for a half mile, destination on the right. Look for Westbound sign!

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